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10 **UNITED STATES DISTRICT COURT**  
11 **DISTRICT OF NEVADA**

12 TEAL PETALS ST TRUST,  
13  
14 Plaintiff,

15 vs.

16 NEWREZ LLC f/k/a NEW PENN FINANCIAL  
dba SHELLPOINT MORTGAGE  
17 SERVICING; a foreign limited liability  
company; and DOE INDIVIDUALS I  
18 THROUGH XX; and ROE CORPORATIONS I  
THROUGH XX,

19 Defendants.  
20

21 NEWREZ LLC F/K/A NEW PENN  
22 FINANCIAL dba SHELLPOINT MORTGAGE  
SERVICING,

23 Counterclaimant,

24 vs.

25 TEAL PETALS ST TRUST; DOES I through X,  
26 inclusive; and ROE CORPORATIONS  
I through X, inclusive,

27 Counterdefendants.  
28

Case No.: 2:22-cv-00395-JAD-DJA  
Consolidated with  
Case No.: 2:23-cv-01839-JAD-MDC

**STIPULATION AND ORDER TO  
EXTEND TIME TO FILE REPLY TO  
SATICOY BAY LLC 9863 DUBLIN  
VALLEY ST. AND IYAD HADDAD'S  
MOTION TO EXPUNGE LIS PENDENS**

**(FIRST REQUEST)**

ECF No. 107

NewRez LLC f/k/a New Penn Financial d/b/a Shellpoint Mortgage Servicing (**Shellpoint**), Saticoy Bay LLC Series 9863 Dublin Valley St and Iyad Haddad aka Eddie Haddad (**Defendants**) stipulate that Shellpoint shall have up to and including **November 27, 2024**, to respond to Defendants' Motion to Expunge Lis Pendens, ECF No. 97. Shellpoint's response is currently due on November 6, 2024. The parties jointly request to extend this deadline based on the motions and counter motions currently pending before the Court to be heard on November 25, 2024. Shellpoint's replies in support of its counter motion are currently due on November 15, 2024. Good cause also exists for the extension based on the discovery dispute that has arisen regarding an inspection of the subject property and the time counsel have devoted to addressing that time-sensitive issue.

This is the parties' first request for an extension of this deadline and is not intended to cause any delay or prejudice to any party.

DATED this 1st day of November, 2024.

<b>AKERMAN LLP</b>	<b>LAW OFFICE OF MICHAEL F. BOHN, ESQ. LTD.</b>
<u>/s/ Paige L. Magaster</u> ARIEL E. STERN, ESQ. Nevada Bar No. 8276 NATALIE L. WINSLOW, ESQ. Nevada Bar No. 12125 PAIGE L. MAGASTER, ESQ. Nevada Bar No. 15557 1635 Village Center Circle, Suite 200 Las Vegas, NV 89134  <i>Attorneys for NewRez, LLC f/k/a New Penn Financial d/b/a Shellpoint Mortgage Servicing</i>	<u>/s/ Michael F. Bohn</u> MICHAEL F. BOHN, ESQ. Nevada Bar No. 1641 2260 Corporate Circle., Suite 480 Las Vegas, NV 89074  <i>Attorneys for Defendants Saticoy Bay LLC; Saticoy Bay LLC 9863 Dublin Valley St and Itad Haddad</i>

### ORDER

**IT IS SO ORDERED.** Shellpoint's deadline to respond to Defendants' Motion to Expunge Lis Pendens [ECF No. 97] is extended to **November 27, 2024**.

  
UNITED STATES DISTRICT JUDGE

Case No. 2:22-cv-00395-JAD-DJA  
Consolidated with  
Case No.: 2:23-cv-01839-JAD-MDC

DATED: 11/6/24